

MDP

Metropolitan Sydney • Central Coast Region • Illawarra Region

JUNE 2015 MONTHLY MONITOR



Introduction

The monthly monitor provides dwelling approval and completion data for LGAs in Metropolitan Sydney, Central Coast Region and the Illawarra Region.

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The quarterly MDP monitor provides comprehensive information on residential activity in the Sydney Region, the greenfield development pipeline and activity in growth locations.

Figure 1: Sydney Metropolitan - Dwelling Approvals
July 2012 - June 2015 (Number)

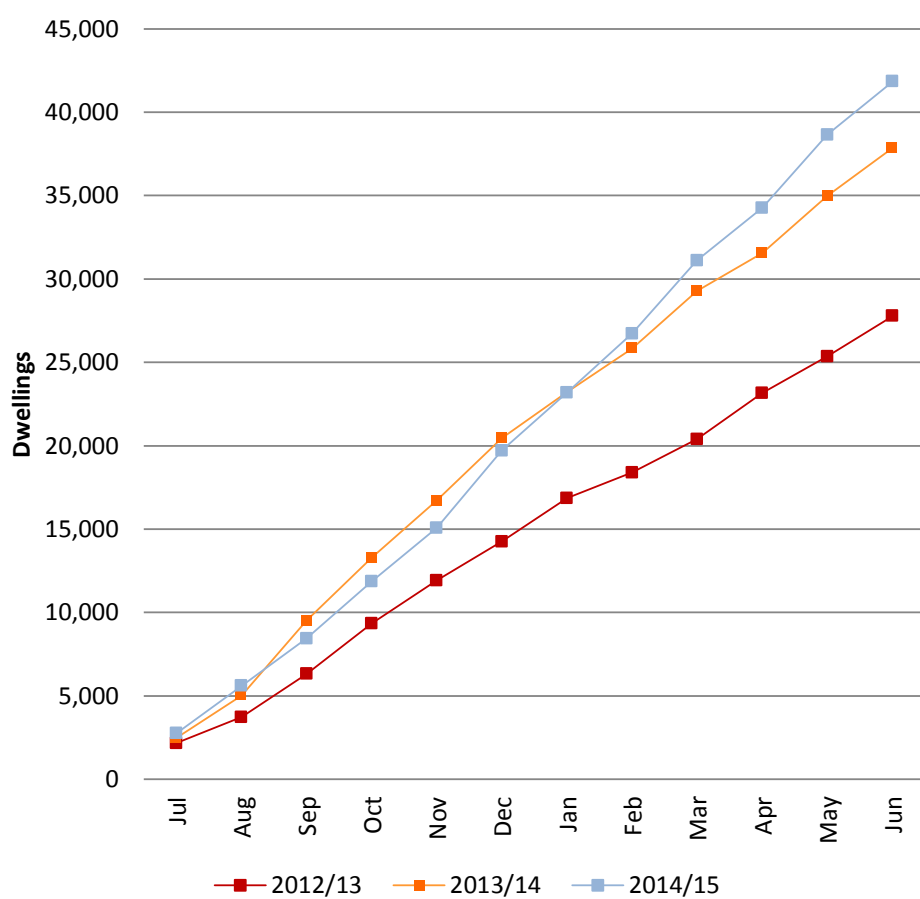


Figure 2: Sydney Metropolitan - Net Dwelling Completions
July 2012 - June 2015 (Number)

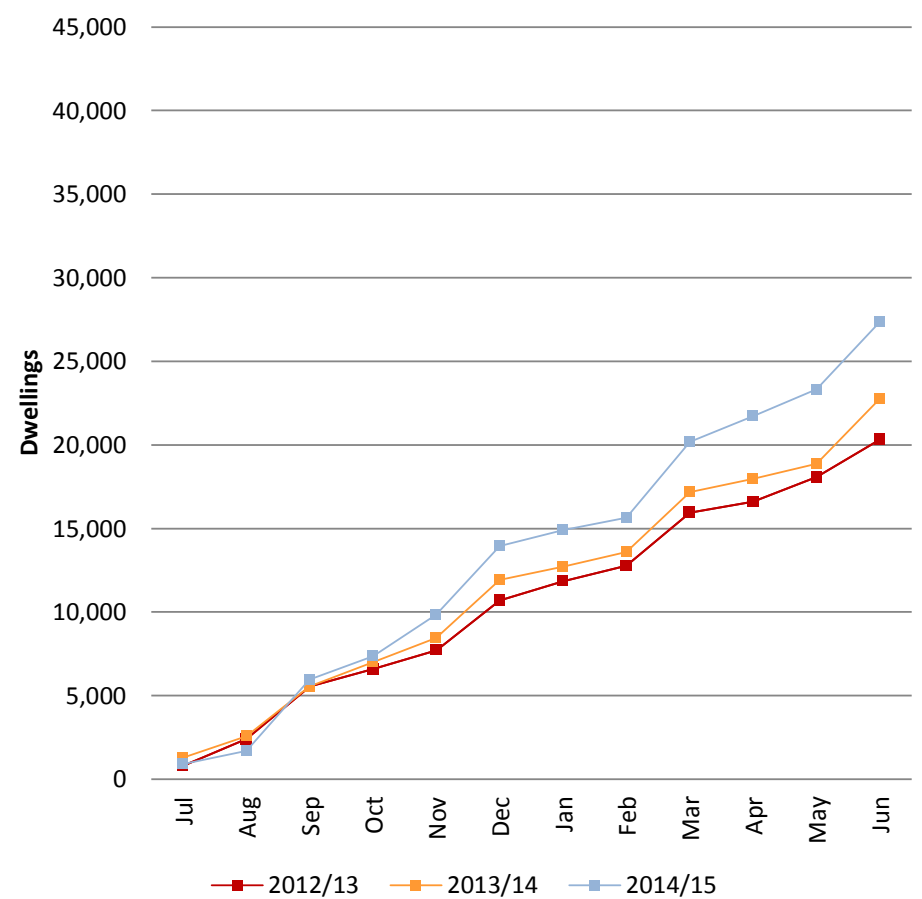


Table 1: Regional Dwelling Approvals and Net Dwelling Completions
July 2012 - June 2015 (Number)

Sydney Metropolitan

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	2,167	1,552	2,599	3,026	2,590	2,326	2,592	1,550	1,995	2,767	2,195	2,424	27,783
2013/14	2,469	2,563	4,481	3,783	3,431	3,720	2,788	2,599	3,453	2,256	3,429	2,888	37,860
2014/15	2,755	2,853	2,837	3,414	3,218	4,632	3,476	3,543	4,394	3,138	4,392	3,193	41,845

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	805	1,604	3,150	1,039	1,128	2,974	1,160	922	3,182	638	1,479	2,258	20,339
2013/14	1,280	1,306	2,959	1,463	1,457	3,469	773	876	3,592	785	914	3,876	22,750
2014/15	908	789	4,268	1,388	2,484	4,126	956	720	4,550	1,526	1,607	4,026	27,348

Central Coast Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	70	79	51	85	70	57	31	69	71	77	66	48	774
2013/14	45	108	47	172	113	81	59	67	162	71	95	169	1,189
2014/15	79	128	162	103	87	78	136	149	74	104	100	121	1,321

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	66	36	26	139	100	39	38	77	118	47	45	27	758
2013/14	33	76	34	44	73	62	30	46	67	33	50	158	706
2014/15	66	55	85	123	59	60	26	66	102	117	106	101	966

Illawarra Region

Dwelling Approvals	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	78	70	28	85	67	34	101	96	119	83	139	96	996
2013/14	84	138	74	109	70	137	145	117	139	63	211	60	1,347
2014/15	126	71	135	168	126	226	51	109	162	431	85	259	1,949

Dwelling Completions	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	YTD
2012/13	44	75	129	36	40	342	74	79	182	76	92	152	1,321
2013/14	28	53	150	114	18	243	36	14	245	18	30	180	1,129
2014/15	132	70	142	48	53	244	37	65	178	39	46	184	1,238

Note: The Illawarra Region data does not include Shoalhaven LGA.

Table 2: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions April 2014 - June 2015 (Number)

Subregion*	LGA	Dwelling Approvals				Net Dwelling Completions			
		April	May	June	YTD	April	May	June	YTD
Central	Ashfield	1	315	2	428	0	0	0	125
	Botany Bay	5	42	0	941	1	1	317	810
	Burwood	1	19	71	222	0	1	8	56
	Canada Bay	7	5	137	327	5	0	11	536
	Leichhardt	0	0	1	7	1	0	8	244
	Marrickville	0	41	9	669	32	68	52	378
	Randwick	35	13	22	578	0	0	19	400
	Strathfield	41	23	88	752	0	0	1	314
	Sydney	377	489	19	3,454	156	60	544	4,548
	Waverley	1	42	6	395	5	11	6	56
Woollahra	14	43	38	340	0	0	14	26	
Central Total		482	1,032	393	8,113	200	141	980	7,493
North	Hornsby	190	188	238	1,904	3	59	205	587
	Hunters Hill	0	2	0	21	0	0	1	30
	Ku-ring-gai	21	104	12	518	34	183	7	528
	Lane Cove	2	3	66	786	31	42	69	415
	Manly	0	11	0	60	0	2	3	31
	Mosman	6	68	0	116	0	0	16	21
	North Sydney	18	39	1	246	0	25	3	292
	Pittwater	65	8	6	210	37	1	4	197
	Ryde	18	408	22	1,510	212	76	266	1,034
	Warringah	83	173	40	699	2	36	66	227
Willoughby	53	190	6	316	13	2	30	235	
North Total		456	1,194	391	6,386	332	426	670	3,597
South	Canterbury	351	113	44	1,593	121	72	251	1,073
	Hurstville	55	39	65	497	1	1	32	256
	Kogarah	10	9	22	180	69	0	0	214
	Rockdale	99	13	11	1,260	1	136	32	1,193
	Sutherland	36	38	51	849	39	4	49	390
South Total		551	212	193	4,379	231	213	364	3,126
South West	Camden	161	123	251	1,968	85	110	350	1,704
	Campbelltown	137	154	181	1,455	76	35	140	766
	Fairfield	62	84	84	898	143	6	25	289
	Liverpool	234	127	305	2,197	85	128	223	1,781
	Wollondilly	49	29	16	489	8	29	145	332
South West Total		643	517	837	7,007	397	308	883	4,872
West	Blue Mountains	18	27	12	234	1	0	39	117
	Hawkesbury	30	24	27	234	7	9	25	166
	Penrith	113	137	108	1,547	12	88	188	1,300
West Total		161	188	147	2,015	20	97	252	1,583
West Central	Auburn	14	100	285	2,357	50	14	18	1,000
	Bankstown	100	164	263	1,885	15	16	99	780
	Blacktown	306	264	242	3,329	41	182	450	2,100
	Holroyd	3	112	211	925	23	11	42	284
	Parramatta	209	498	95	2,526	123	68	114	1,216
	The Hills	213	111	136	2,923	94	131	154	1,297
West Central Total		845	1,249	1,232	13,945	346	422	877	6,677
Sydney Metro Total		3,138	4,392	3,193	41,845	1,526	1,607	4,026	27,348
Central Coast	Gosford	59	56	59	817	35	35	33	354
	Wyong	45	44	62	504	82	71	68	612
Central Coast Total		104	100	121	1,321	117	106	101	966
Illawarra	Kiama	1	2	2	45	1	2	17	88
	Shellharbour	47	27	131	537	20	14	51	405
	Wollongong	383	56	126	1,367	18	30	116	745
Illawarra Total		431	85	259	1,949	39	46	184	1,238

Note: Building Approvals may be revised or corrected by ABS in later months.

*Subregions have been updated to match the new boundaries published in The Department of Planning and Environment's *A Plan for Growing Sydney, 2014*

New Subregions are not comparable to previously published Subregions

Table 3: Sydney Metropolitan, Central Coast and Illawarra Region Residential Activity - Dwelling Approvals and Net Dwelling Completions by Building Type June 2015 (Number)

Subregion*	LGA	Dwelling Approvals (by building type) June 2015 (Number)				Net Dwelling Completions (by building type) June 2015 (Number)		
		Detached	Multi-unit	Other	% Multi-unit	Detached	Multi-unit	% Multi-unit
Central	Ashfield	0	2	0	100%	0	0	0%
	Botany Bay	0	0	0	0%	1	316	100%
	Burwood	2	69	0	97%	0	8	100%
	Canada Bay	7	130	0	95%	2	9	82%
	Leichhardt	1	0	0	0%	0	8	100%
	Marrickville	1	7	1	78%	9	43	83%
	Randwick	8	4	10	18%	5	14	74%
	Strathfield	4	84	0	95%	1	0	0%
	Sydney	1	18	0	95%	1	543	100%
	Waverley	0	4	2	67%	0	6	100%
Wollahra	27	11	0	29%	1	13	93%	
Central Total		51	329	13	84%	20	960	98%
North	Hornsby	35	203	0	85%	19	186	91%
	Hunters Hill	0	0	0	0%	1	0	0%
	Ku-ring-gai	12	0	0	0%	2	5	71%
	Lane Cove	2	64	0	97%	2	67	97%
	Manly	0	0	0	0%	3	0	0%
	Mosman	0	0	0	0%	0	16	100%
	North Sydney	1	0	0	0%	1	2	67%
	Pittwater	4	0	2	0%	4	0	0%
	Ryde	5	17	0	77%	3	263	99%
	Warringah	18	21	1	53%	14	52	79%
Willoughby	6	0	0	0%	11	19	63%	
North Total		83	305	3	78%	60	610	91%
South	Canterbury	21	23	0	52%	4	247	98%
	Hurstville	15	50	0	77%	8	24	75%
	Kogarah	7	15	0	68%	0	0	0%
	Rockdale	6	4	1	36%	3	29	91%
	Sutherland	37	14	0	27%	37	12	24%
South Total		86	106	1	55%	52	312	86%
South West	Camden	247	4	0	2%	350	0	0%
	Campbelltown	136	45	0	25%	110	30	21%
	Fairfield	51	30	3	36%	19	6	24%
	Liverpool	133	168	4	55%	222	1	0%
	Wollondilly	16	0	0	0%	111	34	23%
South West Total		583	247	7	30%	812	71	8%
West	Blue Mountains	12	0	0	0%	18	21	54%
	Hawkesbury	26	0	1	0%	17	8	32%
	Penrith	81	27	0	25%	138	50	27%
West Total		119	27	1	18%	173	79	31%
West Central	Auburn	26	258	1	91%	3	15	83%
	Bankstown	26	235	2	89%	65	34	34%
	Blacktown	201	38	3	16%	286	164	36%
	Holroyd	31	176	4	83%	42	0	0%
	Parramatta	19	75	1	79%	24	90	79%
	The Hills	119	16	1	12%	145	9	6%
West Central Total		422	798	12	65%	565	312	36%
Sydney Metro Total		1,344	1,812	37	57%	1,682	2,344	58%
Central Coast	Gosford	37	22	0	37%	33	0	58%
	Wyang	57	4	1	6%	60	8	12%
Central Coast Total		94	26	1	21%	93	8	8%
Illawarra	Kiama	2	0	0	0%	9	8	47%
	Shellharbour	15	115	1	88%	47	4	8%
	Wollongong	54	66	6	52%	48	68	59%
Illawarra Total		71	181	7	70%	104	80	43%

Note: Building Approvals may be revised or corrected by ABS in later months.

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Glossary

Building Type:

- **Detached House** – a detached building primarily used for long term residential purposes. It consists of one dwelling unit.
- **Multi-unit** – includes dwellings which are semi-detached, row or terrace house, villas, townhouses, units or apartments buildings.
- **Other dwellings** - refer to development that does not fall within the definition of detached and multi-unit dwellings, including nursing homes and development permissible under the Seniors Living State Environmental Planning Policy.

Dwelling Approvals – includes the conversions and dwelling units approved as part of the alterations and additions or the construction of non-residential buildings.

Net Dwelling Completions – the number of completed dwellings added to the existing stock, adjusted for demolitions. As an example, a two unit development that demolished one house is counted as one additional dwelling.

Data Sources

Dwelling Approvals – Australian Bureau of Statistics (Catalogue 8731.0).

Net Dwelling Completions – Sydney Water Business Intelligence Enterprise Data Warehouse and Gosford and Wyong Councils.

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